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KATHLEEN V. CARRIER
RECORDER
DUPAGE COUNTY, IL
10/15/2024 09:20 AM
DOC NO. R2024-060534

DOCUMENT SUBMITTED WITH
LOW QUALITY / ILLEGIBLE PORTIONS

ORDINANCE 8289

AN ORDINANCE ANNEXING CERTAIN TERRITORY TO THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS

PIN(s): 06-21-102-011, 06-21-102-012, 06-21-102-013,
06-21-102-014, 06-21-102-028, 06-21-102-999 (PART)

ADDRESS: 1312, 1320, and 1330 S. Meyers Road, Lombard IL

60148

(Prepared by and Return To:)
Village of Lombard
255 E. Wilson Avenue
Lombard, IL 60148



I, **Sheila York**, hereby certify that I am the duly qualified Deputy Village Clerk of the **Village of Lombard**, DuPage County, Illinois, as authorized by Statute and provided by local Ordinance, and as such Deputy Village Clerk, I maintain and am safekeeper of the records and files of the President and Board of Trustees of said Village.

I further certify that attached hereto is a copy of

ORDINANCE 8289

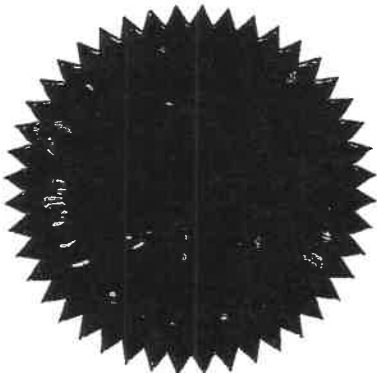
AN ORDINANCE ANNEXING CERTAIN TERRITORY
TO THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS

PIN(s) 06-21-102-011, 06-21-102-012, 06-21-102-013, 06-21-102-014,
06-21-102-028, 06-21-102-999 (PART)

ADDRESS: 1312, 1320, and 1330 S. Meyers Road, Lombard IL

of the said Village as it appears from the official records
of said Village duly approved this 19th
day of September 2024.

In Witness Whereof, I have hereunto affixed my official signature and the Corporate
Seal of said **Village of Lombard**, Du Page County, Illinois this 25th
day of September 2024.



Sheila York
Deputy Village Clerk
Village of Lombard
DuPage County, Illinois

**ORDINANCE 8289
PAMPHLET**

**BOT 24-01; 1308-1330 S. MEYERS ROAD – PINNACLE AT MEYERS SUBDIVISION
ANNEXATION REQUEST**



**PUBLISHED IN PAMPHLET FORM THIS 20TH DAY OF SEPTEMBER, 2024, BY
ORDER OF THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD,
DUPAGE COUNTY, ILLINOIS.**

A handwritten signature in cursive script, reading "Elizabeth Brezinski", is written over a horizontal line.

**Elizabeth Brezinski
Village Clerk**

ORDINANCE NO. 8289

**AN ORDINANCE ANNEXING CERTAIN TERRITORY
TO THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS**

(BOT 24-01: 1312, 1320, and 1330 S. Meyers Road)

(See also Ordinance No. (s) 8288, 8290, 8291, 8292)

WHEREAS, a written petition, signed by the legal owners and electors of record of all land within the territory hereinafter described, has been filed with the Village Clerk of the Village of Lombard, DuPage County, Illinois, requesting that said territory be annexed to the Village of Lombard; and,

WHEREAS, the said territory is not within the corporate limits of any municipality, but is contiguous to the Village of Lombard; and,

WHEREAS, all notices of said annexation, as required by (Chapter 65 ILCS 5/7-1-1), have been given to the appropriate parties in a timely manner as required by Statute (copies of said Notices being attached hereto as Exhibit "A", and made part hereof).

WHEREAS, it is in the best interest of the Village of Lombard that said territory be annexed thereto.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS as follows:

SECTION 1: That the territory described in Section 2 below be and the same is hereby annexed to the Village of Lombard, DuPage County, Illinois, pursuant to (Chapter 65 ILCS 5/7-1-8).

SECTION 2: This ordinance is limited and restricted to the property indicated on the attached Plat of Annexation attached hereto as Exhibit "B", and generally located at 1312, 1320, and 1330 S. Meyers Road, Lombard, Illinois and legally described as follows:

PARCEL ONE

**(1312 S. MEYERS ROAD, PERMANENT INDEX NOS. 06-21-102-011, -012, -013)
LOT 8, 9, AND 10 IN DIECKE'S DIVISION OF PART OF THE NORTHWEST 1/4 OF
SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL
MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 9, 1924 AS
DOCUMENT 179881, IN DUPAGE COUNTY, ILLINOIS.**

PARCEL TWO

(1320 S. MEYERS ROAD, PERMANENT INDEX NO. 06-21-102-014)

LOT 11 IN DIECKE'S DIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 9, 1924 AS DOCUMENT 179881, IN DUPAGE COUNTY, ILLINOIS.

PARCEL THREE

(1330 S. MEYERS ROAD, PERMANENT INDEX NO. 06-21-102-028)

LOT A IN WEST YORK CENTER COMMUNITY CO-OPERATIVE, INC. SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 17, 1947 AS DOCUMENT 521197 AND CERTIFICATE OF CORRECTION FILED DECEMBER 17, 1947 AS DOCUMENT 536351, IN DUPAGE COUNTY, ILLINOIS.

EXCEPT THE FOLLOWING: THAT PART OF LOT A IN WEST YORK CENTER COMMUNITY CO-OPERATIVE, INC. SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 17, 1947 AS DOCUMENT 521197 AND CERTIFICATE OF CORRECTION FILED DECEMBER 17, 1947 AS DOCUMENT 536351, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT A AFORESAID AND RUNNING THENCE NORTH 00 DEGREES 01 MINUTES 21 SECONDS EAST ALONG THE EAST LINE OF SAID LOT A , A DISTANCE OF 16.40 FEET (5.00 METERS); THENCE SOUTH 46 DEGREES 33 MINUTES 12 SECONDS WEST, 22.57 FEET (6.88 METERS) TO A POINT ON THE SOUTH LINE OF LOT A AFORESAID; THENCE SOUTH 86 DEGREES 54 MINUTES 56 SECONDS EAST ALONG SAID SOUTH LINE OF LOT A , A DISTANCE OF 16.40 FEET (5.00 METERS) TO THE POINT OF BEGINNING, ALL IN DUPAGE COUNTY, ILLINOIS.

PARCEL FIVE

(SOUTH PORTION OF GAP STRIP, PART OF PERMANENT INDEX NO. 06-21-102-999)

THAT PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: A TRACT OF LAND BOUNDED ON THE NORTH BY THE WESTERLY EXTENSION OF THE NORTH LINE OF LOT 7 IN DIECKE'S DIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 9, 1924 AS DOCUMENT 179881, BOUNDED ON THE EAST BY THE WEST LINE OF SAID DIECKE'S DIVISION, BOUNDED ON THE SOUTH BY THE NORTH LINE OF LOT A IN WEST YORK CENTER COMMUNITY CO-OPERATIVE, INC. SUBDIVISION, ACCORDING

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Re: BOT 24-01 Annexation
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TO THE PLAT RECORDED MAY 17, 1947 AS DOCUMENT NO. R1947-521197 (CERTIFICATE OF CORRECTION RECORDED DECEMBER 17, 1947 AS DOCUMENT NO. R1947-536351), SAID NORTH LINE ALSO BEING THE NORTH LINE AND ITS WESTERLY EXTENSION OF LOT 12 IN SAID DEICKE'S DIVISION AND BOUNDED ON THE WEST BY THE EAST LINE OF THE WEST THIRTY (30) ACRES OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS MONUMENTED AND OCCUPIED, SAID EAST LINE ALSO BEING THE EAST LINE OF SCHOOL STREET AS MONUMENTED AND OCCUPIED.

COMMONLY KNOWN AS SAID STRIP OF LAND (ADDRESS UNASSIGNED) BEING APPROXIMATELY TWELVE (12) FEET WIDE AND A PART OF LAND ASSIGNED PERMANENT INDEX NO. 06-21-102-999 THAT IS SITUATED SOUTH OF THE NORTH LOT LINE OF 1308 S. MEYERS ROAD (DIECKE'S LOT 7, PIN 06-21-102-010) EXTENDED WEST.

Parcel Number(s): 06-21-102-011, 06-21-102-012, 06-21-102-013, 06-21-102-014, 06-21-102-028, 06-21-102-999 (PART)

SECTION 3: The new boundary of the Village of Lombard shall extend to the far side of any adjacent rights-of-way, and shall include all of every right-of-way within the area annexed hereby.

SECTION 4: The Village Clerk is hereby directed to record with the Recorder of Deeds and to file with the County Clerk, a certified copy of this Ordinance, and the original Plat of Annexation.

SECTION 5: This ordinance shall be in full force and effect from and after its passage and approval as provided by law.

Passed on first reading this 5th day of September 2024.

First reading waived by action of the Board of Trustees this _____ day of _____, 2024.

Passed on second reading this 19th day of September 2024.


Ayes: Trustee LaVaque, Puccio, Dudek, Militello and Bachner

Nays: Trustee Honig

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Re: BOT 24-01 Annexation
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Absent: None

Approved by me this 19th day of September 2024.


Keith T. Giagnorio, Village President

ATTEST:


Elizabeth Brezinski, Village Clerk

Published by me in pamphlet form this 20th day of September 2024.


Elizabeth Brezinski, Village Clerk

EXHIBIT A – NOTICES OF ANNEXATION

**NOTICE OF ANNEXATION OF PROPERTY INTO
THE VILLAGE OF LOMBARD**

TO: YORK TOWNSHIP
1502 S. Meyers Road
Lombard, IL 60148

Supervisor: John W. Valle
Clerk: Anthony Cuzzone
Assessor: Deanna Wilkins
Trustees: Jeffrey Mussatto
Rae Rupp Srch
Erica Whipple
Anthony Pacilli
Highway Commissioner Richard L. Schroeder
York Township Highway Department
19W475 Roosevelt Road
Lombard, IL 60148

Re: BOT 24-01: 1308, 1312, 1320, and 1330 S. Meyers Road, Lombard, IL

The petitioner requests annexation to the Village of Lombard.

You and each of you are hereby notified that the Village of Lombard, County of DuPage, will consider approval of an Annexation Agreement for the referenced property pursuant to the provisions of Chapter 65 ILCS 5/7-1-1 et. seq. of the Illinois State Statutes at the following time and place:

DATE: Thursday, August 29, 2024

TIME: 6:00 P.M.

LOCATION: Board Room
Lombard Village Hall
255 E. Wilson
Lombard, IL 60148

A legal description and a location map of the property are attached. If there are any questions or comments regarding this annexation, please contact the Village of Lombard, Department of Community Development.

Elizabeth Brezinski
Village Clerk

Date: August 12, 2024

Ordinance No. 8289
Re: BOT 24-01 Annexation
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**NOTICE OF ANNEXATION OF PROPERTY INTO
THE VILLAGE OF LOMBARD**

TO: YORK CENTER PROTECTION DISTRICT

**Frank Visocky, President
1517 S. Meyers Road
Lombard, IL 60148**

**Jim Williams, Secretary
1517 S. Meyers Road
Lombard, IL 60148**

**Tom Otake, Treasurer
1517 S. Meyers Road
Lombard, IL 60148**

**Al Sarno, Trustee
1517 S. Meyers Road
Lombard, IL 60148**

**Ric Hildreth, Trustee
1517 S. Meyers Road
Lombard, IL 60148**

Re: BOT 24-01: 1308, 1312, 1320, and 1330 S. Meyers Road, Lombard, IL

The petitioner requests annexation to the Village of Lombard.

You and each of you are hereby notified that the Village of Lombard, County of DuPage, will consider approval of an Annexation Agreement for the referenced property pursuant to the provisions of Chapter 65 ILCS 5/7-1-1 et. seq. of the Illinois State Statutes at the following time and place:

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255 E. Wilson
Lombard, IL 60148**

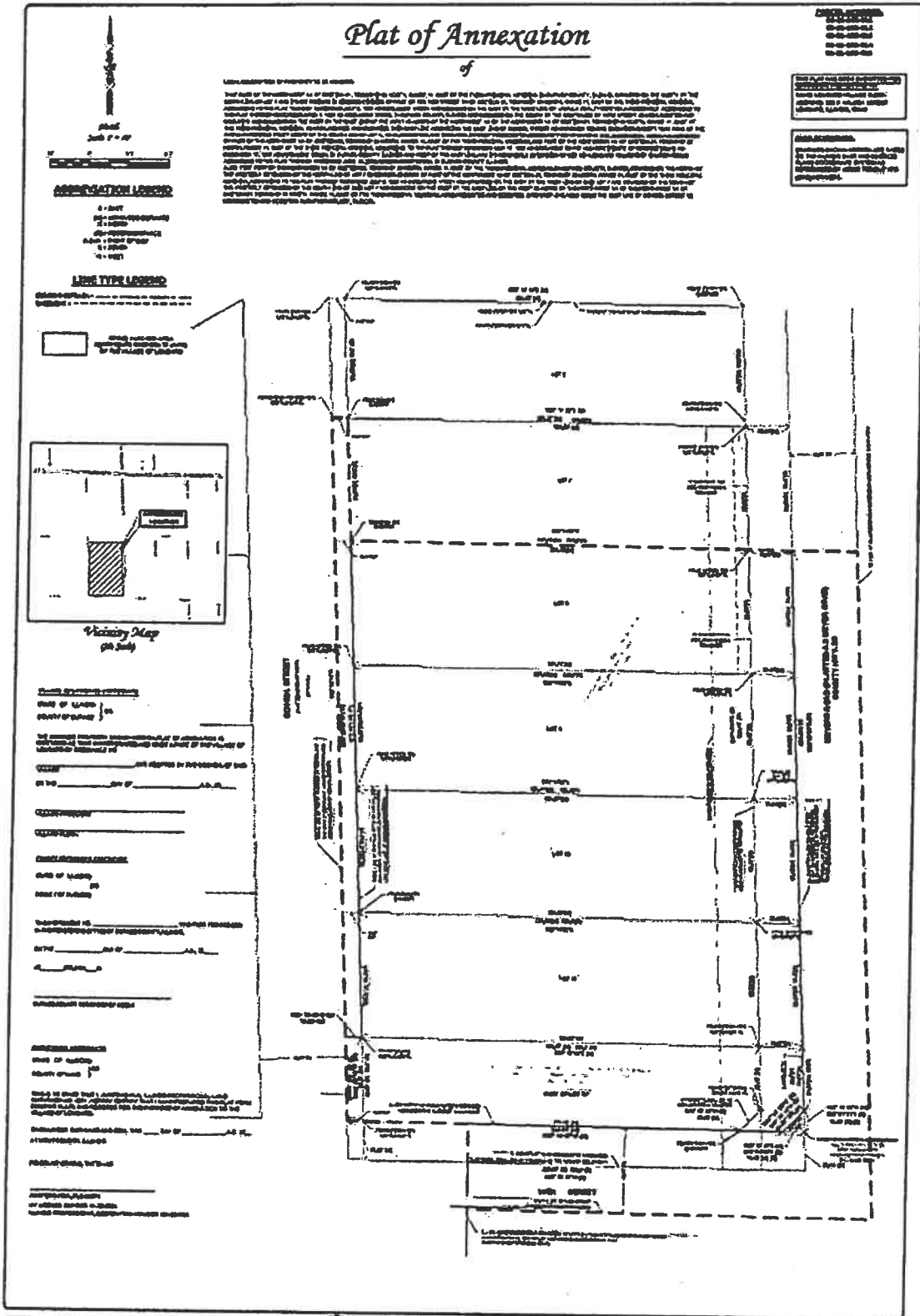
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**Elizabeth Brezinski
Village Clerk**

Date: August 12, 2024

Ordinance No. 8289
Re: BOT 24-01 Annexation
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EXHIBIT B – PLAT OF ANNEXATION




STATE OF ILLINOIS)
)
) SS.
COUNTY OF DUPAGE)

PLAT OF ANNEXATION OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT AFSAR DEVELOPERS, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, IS THE OWNER OF THE TERRITORY DESCRIBED AND DEPICTED IN THE ATTACHED PLAT AND THAT IT HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED FOR THE PURPOSE OF ANNEXATION TO THE VILLAGE OF LOMBARD, INCLUSIVE OF ALL ABUTTING RIGHTS OF WAY PUSUANT TO STATUTE, AND DOES HEREBY ADOPT THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED AND AS APPROVED BY THE CORPORATE AUTHORITIES OF THE VILLAGE OF LOMBARD.

DATED AT LOMBARD, ILLINOIS, ON THIS 10 DAY OF OCTOBER, 2024.



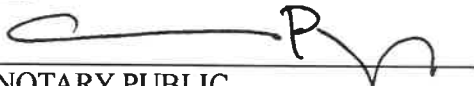
AIK LIVING TRUST, AS MANAGER OF OWNER,
BY AHMED I. KHAN, ITS TRUSTEE

STATE OF ILLINOIS)
)
) SS.
COUNTY OF ~~DUPAGE~~ ^{COOK})

ON THIS 10 DAY OF OCTOBER, 2024, BEFORE ME A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED AHMED I. KHAN, TO ME PERSONALLY KNOWN, WHO BEING BY ME DULY SWORN DID SAY THAT HE HAS THE POWER OF DIRECTION FOR AIK LIVING TRUST WHICH IS THE MANAGER OF AFSAR DEVELOPERS, LLC, THE LIMITED LIABILITY COMPANY NAMED IN THE FOREGOING INSTRUMENT, AND THAT THE INSTRUMENT WAS SIGNED ON BEHALF OF THE COMPANY BY AUTHORITY OF ITS MEMBERS AND UNDER ITS OPERATING AGREEMENT, AND AHMED I. KHAN ACKNOWLEDGED THE INSTRUMENT TO BE THE FREE ACT AND DEED OF THE COMPANY.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, THIS 10 DAY OF OCTOBER, 2024.

COMMISSION EXPIRES: 03/08/2025



NOTARY PUBLIC

MARK W. DANIEL
DANIEL LAW OFFICE, P.C.
17W733 BUTTERFIELD ROAD, SUITE F
OAKBROOK TERRACE, IL 60181
(630) 833-3311



Plat of Annexation

of

Kathleen V. Carrier
DuPage County Recorder

PARCEL NUMBER:
05-21-102-011
06-21-102-012
06-21-102-013
06-21-102-014
06-21-102-028

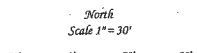
THIS PLAT HAS BEEN SUBMITTED FOR
RECORDING AND RETURN TO:
NAME: LOMBARD VILLAGE CLERK
ADDRESS: 255 E. WILSON STREET
LOMBARD, ILLINOIS, 60148

BASIS OF BEARINGS:
BEARINGS SHOWN HEREON ARE BASED
ON THE ILLINOIS EAST NAD 83 STATE
PLANE COORDINATE SYSTEM AS
DETERMINED BY USING TRIMBLE VRS
(GPS) NETWORK.

PA: 1312, 1320, and 1330 S. Meyers Road,
Lombard, IL 60148

LEGAL DESCRIPTION OF PROPERTY TO BE ANNEXED:

THAT PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS, BOUNDED ON THE NORTH BY THE SOUTH LINE OF LOT 7 AND ITS EXTENSIONS IN DECKES DIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 9, 1924 AS DOCUMENT 17881 AND BOUNDED ON THE EAST BY THE WEST LINE OF LASALLE REALTY CO'S VILLA ROOSEVELT, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 9, 1929 AS DOCUMENT 17881, IN DUPAGE COUNTY, ILLINOIS AND BOUNDED ON THE SOUTH BY THE SOUTH LINE OF 14TH STREET AS MONUMENTED AND OCCUPIED AND BOUNDED ON THE WEST BY THE EAST LINE OF THE WEST 30 ACRES OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS MONUMENTED AND OCCUPIED, SAID EAST LINE ALSO BEING THE EAST LINE OF SCHOOL STREET AS MONUMENTED AND OCCUPIED EXCEPT THAT PART OF THE ABOVE DESCRIBED TRACT SOUTH OF THE SOUTH LINE OF LOT 10, AS MONUMENTED AND OCCUPIED, IN WEST YORK CENTER COMMUNITY CO-OPERATIVE, INC. SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 17, 1947 AS DOCUMENT 59117 AND CERTIFICATE OF CORRECTION FILED DECEMBER 17, 1947 AS DOCUMENT 59303, IN DUPAGE COUNTY, ILLINOIS AND WEST OF THE EAST LINE AND ITS NORTHERLY EXTENSION OF LOT 2 IN LOMBARD FELLOWSHIP CHURCH RESUB DIVISION, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 16, 2009 AS DOCUMENT 37818, IN DUPAGE COUNTY, ILLINOIS, BOUNDED ON THE NORTH BY THE WESTERNLY EXTENSION OF THE NORTH LINE OF LOT 7 IN DECKES DIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 9, 1924 AS DOCUMENT 17881 AND BOUNDED ON THE EAST BY THE WEST LINE OF SAID LOT 7 AND BOUNDED ON THE SOUTH BY THE WESTERNLY EXTENSION OF THE SOUTH LINE OF SAID LOT 7 AND BOUNDED ON THE WEST BY THE EAST LINE OF THE WEST 30 ACRES OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS MONUMENTED AND OCCUPIED, SAID EAST LINE ALSO BEING THE EAST LINE OF SCHOOL STREET AS MONUMENTED AND OCCUPIED, IN DUPAGE COUNTY, ILLINOIS.



ABBREVIATION LEGEND

E = EAST
M = MEASURED DISTANCE
N = NORTH
R = RECORD DISTANCE
R.O.W. = RIGHT OF WAY
S = SOUTH
W = WEST

LINE TYPE LEGEND

BUILDING SETBACK
EASEMENT

CROSS HATCHED AREA
REPRESENTS CORPORATE LIMITS
OF THE VILLAGE OF LOMBARD



Vicinity Map
(No Scale)

VILLAGE OF LOMBARD CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF DUPAGE)

THE ANNEXED PROPERTY SHOWN HEREON PLAT OF ANNEXATION IS IDENTIFIED AS THAT INCORPORATED AND MADE A PART OF THE VILLAGE OF LOMBARD BY ORDINANCE NO. _____ AND ADOPTED BY THE COUNCIL OF SAID VILLAGE _____ ON THE _____ DAY OF _____, A.D. 2024.

[Signature]
Village President
[Signature]
Village Clerk

COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF DUPAGE)

THIS INSTRUMENT NO. 2024-060534 WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DUPAGE COUNTY, ILLINOIS, ON THE 15th DAY OF October, A.D. 2024 AT 9:20 O'CLOCK A.M.

[Signature]
DUPAGE COUNTY RECORDER OF DEEDS

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF KANE)

THIS IS TO STATE THAT I, BARNETT HUI, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 4071, HEREBY CERTIFY THAT I HAVE PREPARED THIS PLAT FROM EXISTING PLATS AND RECORDS FOR THE PURPOSE OF ANNEXATION TO THE VILLAGE OF LOMBARD.

GIVEN UNDER OUR HAND AND SEAL THIS 15TH DAY OF SEPTEMBER, A.D. 2024 AT MONTGOMERY, ILLINOIS.

[Signature]
RIDGELINE CONSULTANTS LLC

